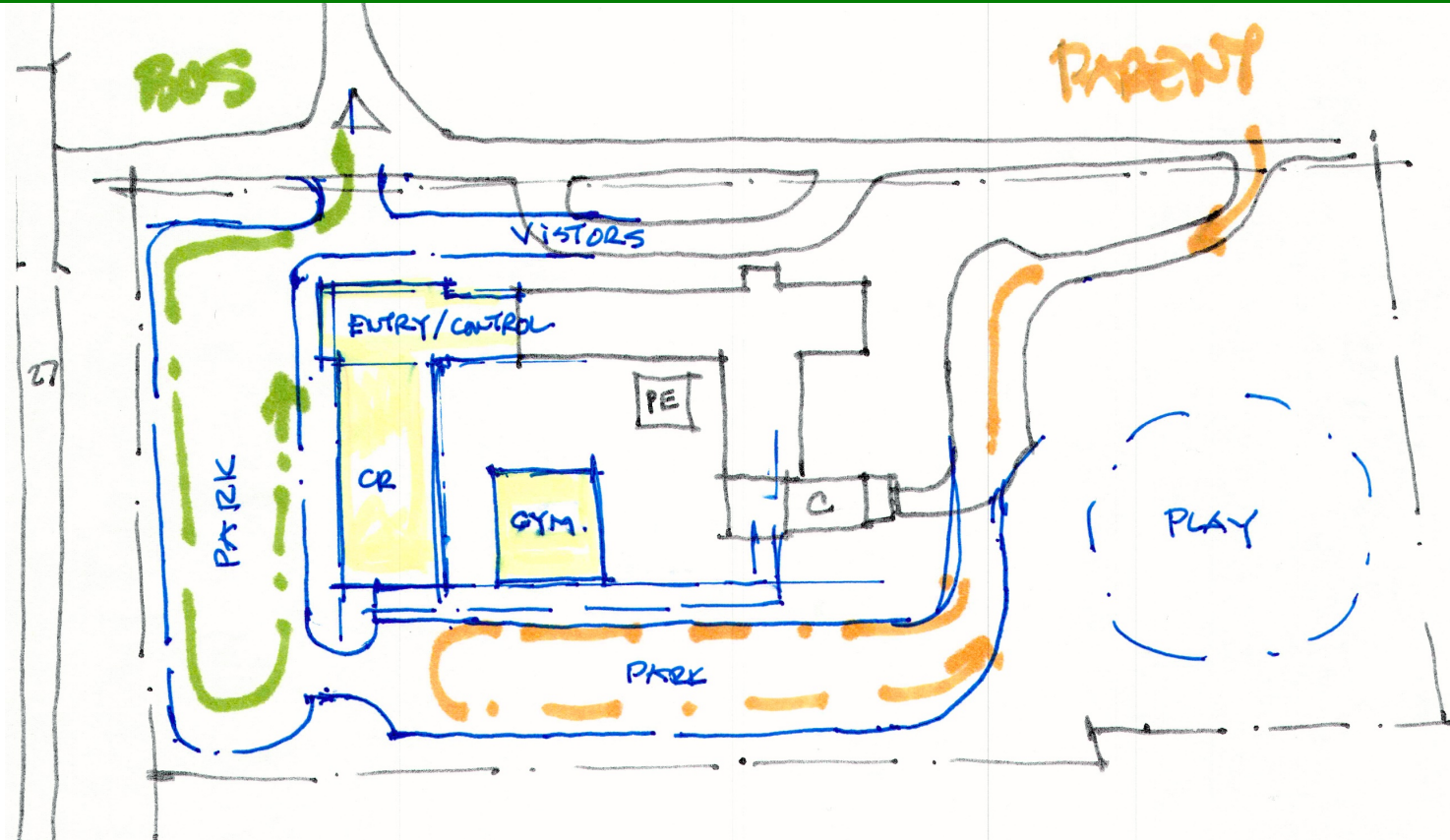


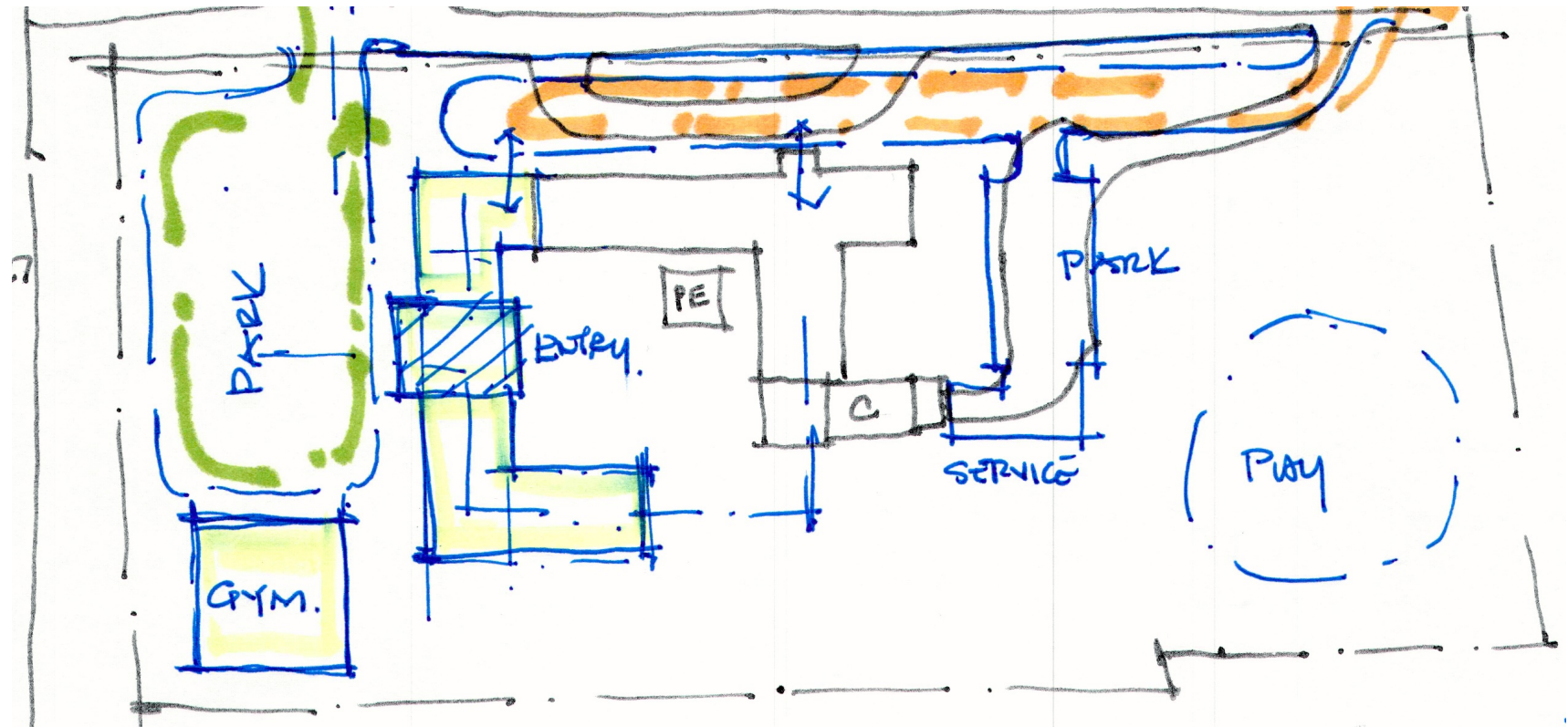
Lawrence County School District Scope / Project Estimate – option III.



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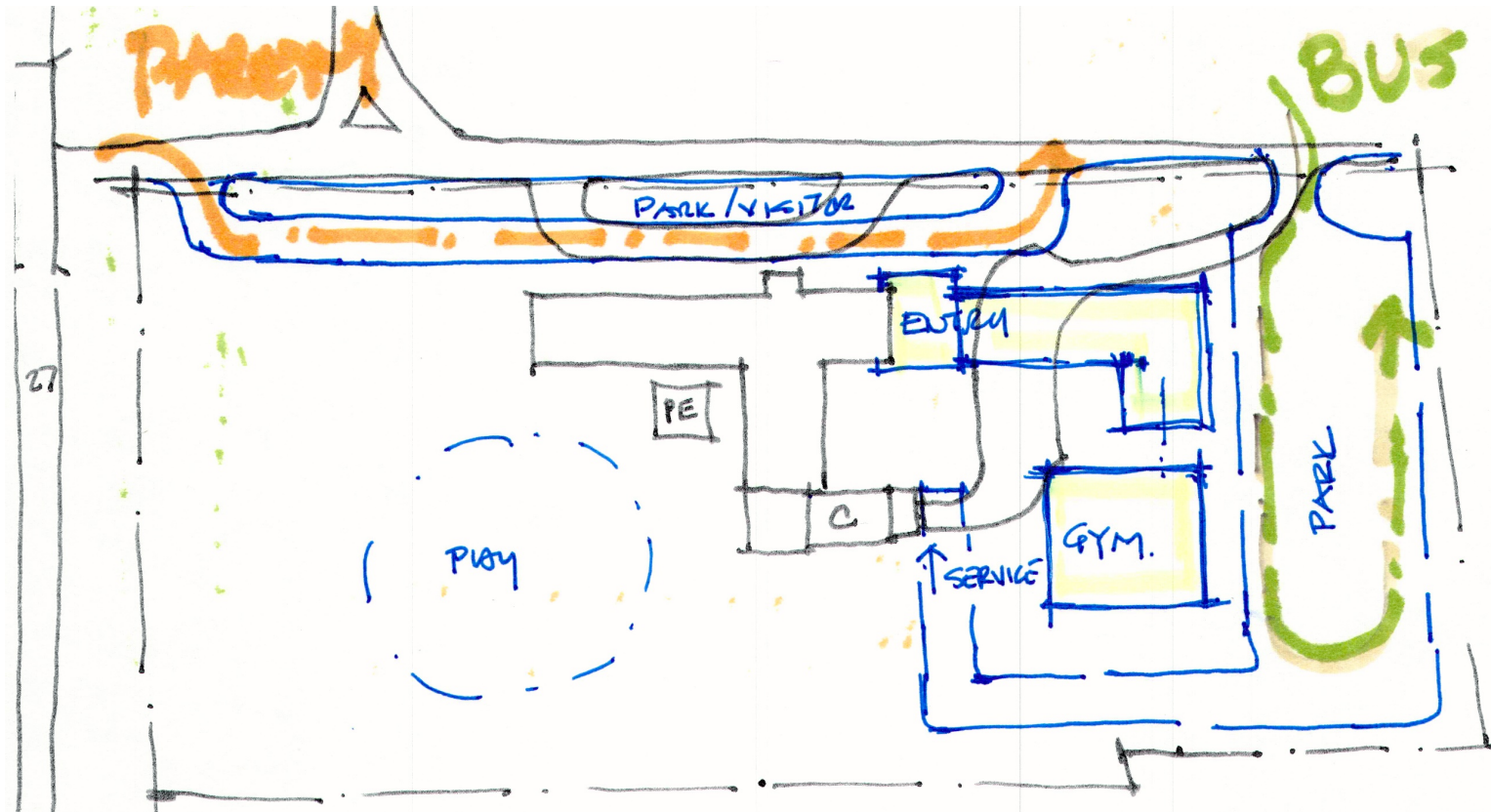
Lawrence County School District Scope / Project Estimate – option III.



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Lawrence County School District Scope / Project Estimate – option III.



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Lawrence County School District Scope / Project Estimate – option IV.

A. Reduce renovation scope of Rod Paige based on Owner priorities and final budget.

- Cost Estimate : \$6M – \$8M

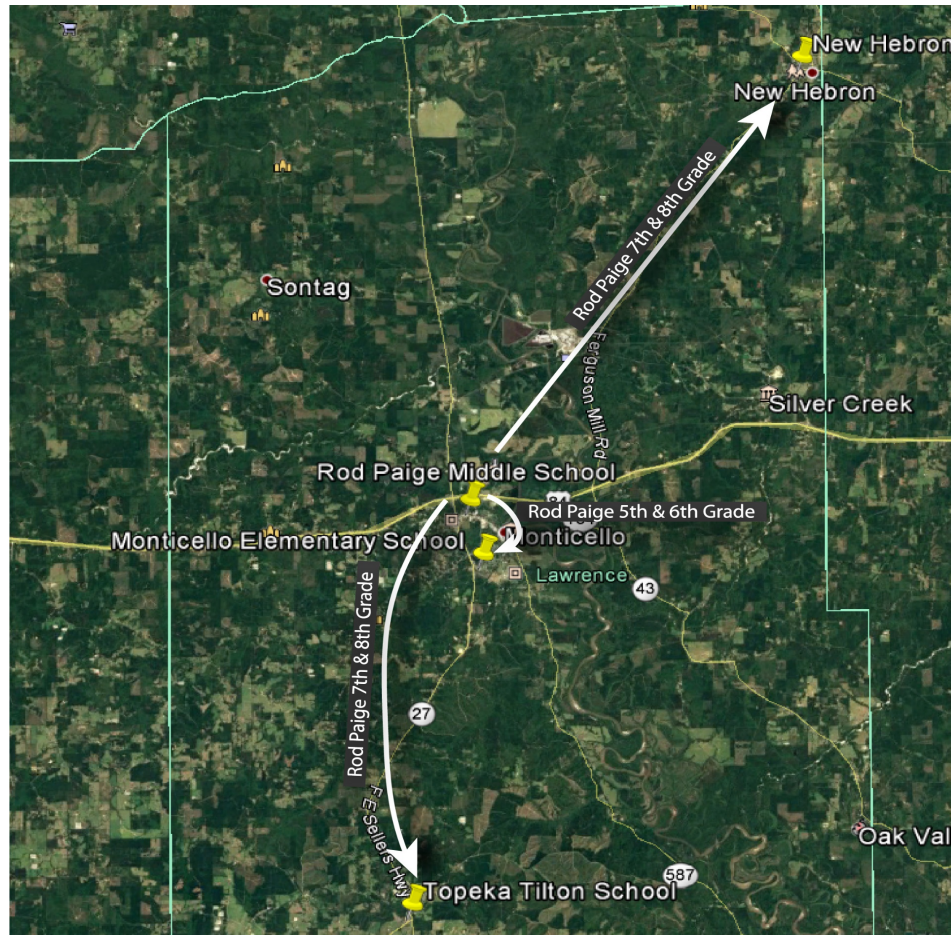
B. Abandon Rod Paige

- Cost Estimate: \$5M + support area costs

1. Move Rod Paige 5th & 6th Grade to Monticello Elementary and provide eleven (11) classroom / restroom additions.
2. Move Rod Paige 7th & 8th Grade to either or bother New Hebron and Topeka K-8; provide ten (10) classroom / restroom additions.
3. Cost to increase Support Area, if needed, is not included in estimate.



Lawrence County School District Scope / Project Estimate – option IVB.



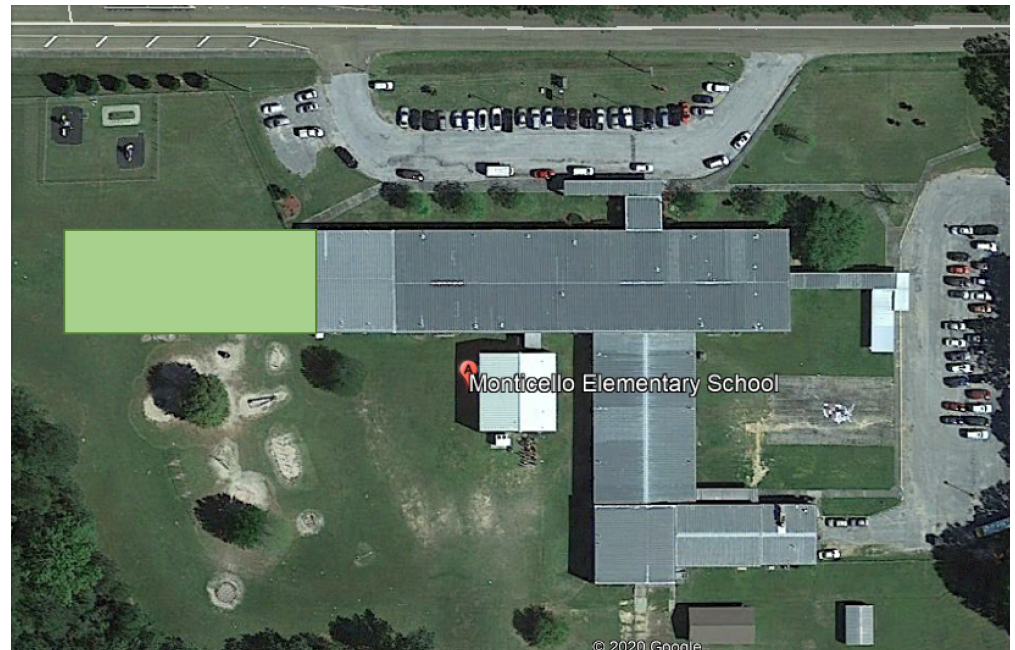
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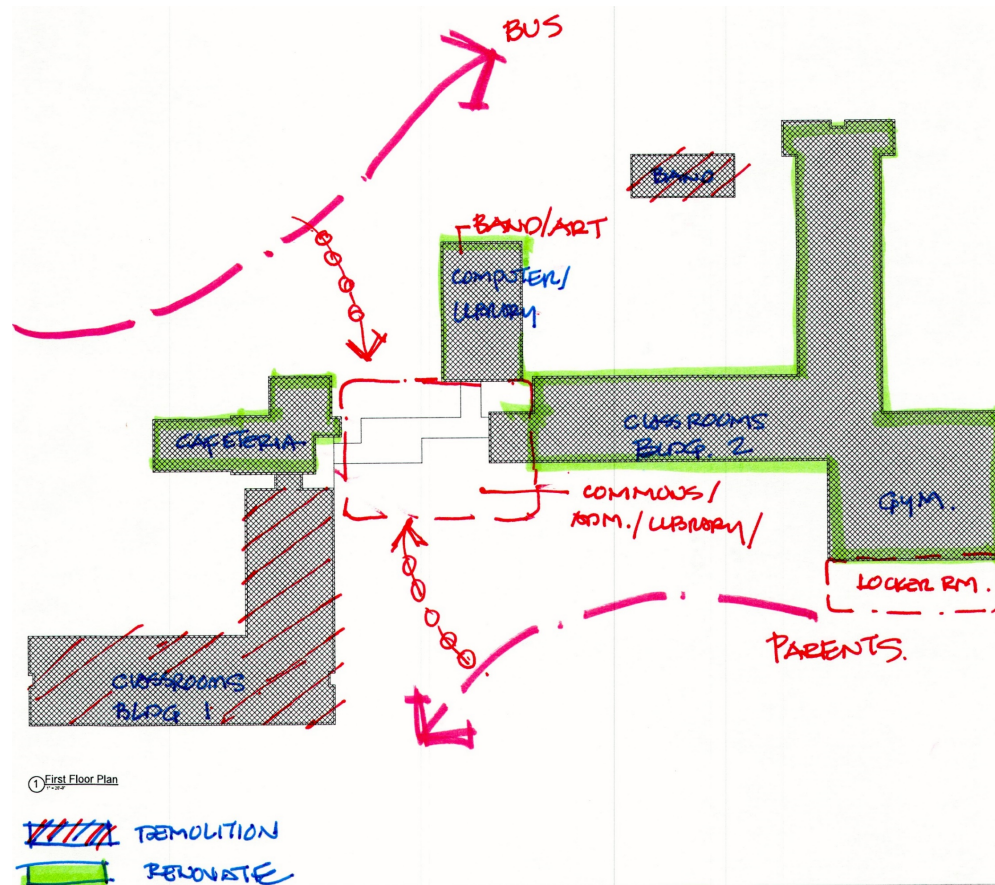
Lawrence County School District Scope / Project Estimate – option V.

V. Provide classroom addition and convert Monticello to a K-6; provide renovation / addition to Rod Paige for 7th – 8th Grade (200 students)

- Cost Estimate: \$16.5M – \$17M



Lawrence County School District Scope / Project Estimate – option V.



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LAWRENCE COUNTY SCHOOL DISTRICT

SCOPE / PROJECT ESTIMATE

April 9, 2020 / Revised April 15, 2020

Rod Paige	
I. Renovate Rod Paige existing campus based on Owner's priorities including demolition and replacement of classroom wing.	\$16M - \$17M
II. Replace Rod Paige with a new 5-8 Grade facility to support 400 students	\$20M - \$21M
III. Abandon Rod Paige and convert Monticello K-4 to a K-8 with a major addition including administration, classrooms, library, gymnasium, and support.	\$17M - \$18M
IV. \$6M - 8M Budget	
A. Reduce renovation scope of Rod Paige based on Owner priorities and final budget.	\$6M - \$8M
B. Abandon Rod Paige	\$5M
1). Move Rod Paige 5 & 6 Grade to Monticello Elementary and provide eleven (11) classroom / restroom addition.	
2). Move Rod Paige 7 & 8 Grade to either or both New Hebron and Topeka K-8; provide ten (10) classroom / restroom addition.	
3). Cost to increase Support Area, if needed, is not included in estimate.	
V. Provide classroom addition and convert Monticello to a K-6; provide renovation / addition to Rod Paige for 7th-8th Grade (200 students)	\$16.5M - \$17M

Project Cost
Estimate:
Option I-V
Summary



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LAWRENCE COUNTY SCHOOL DISTRICT
SCOPE / PROJECT ESTIMATE
\$2.5M Budget
May 14, 2020

Project
Cost
Estimate:
Option VI

Project Estimate / Scope

I. Move 5th & 6th Grade to Monticello and build new classrooms	\$ 2,200,000
Minor renovations to Rod Paige as affordable	\$ 300,000
Total	\$ 2,500,000

NOTE: This would mean leaving the worst of the classrooms at Rod Paige "abandon / empty" which could be an issue. The \$300,000 mentioned above may be better to demolish portions of Rod Paige. Additionally, this leaves 7th & 8th Grade at Rod Paige of about 170-200 students, which does not seem practical.

II. Renovate Rod Paige

assuming \$2.5M is a project cost:

Construction	\$ 2,200,000
Soft Cost, etc. (15%)	\$ 330,000
Subtotal	\$ 2,530,000

Renovations:

- A. \$2,200,000 / 60,135 sf. (total campus) = \$36.58 per sf.
- B. \$2,200,000 / 32,009 sf. (classroom building #2 & gymnasium) = \$68.73 per sf.
- C. \$2,200,000 / 21,369 sf. (classroom building #2 only) = \$102.95 per sf.

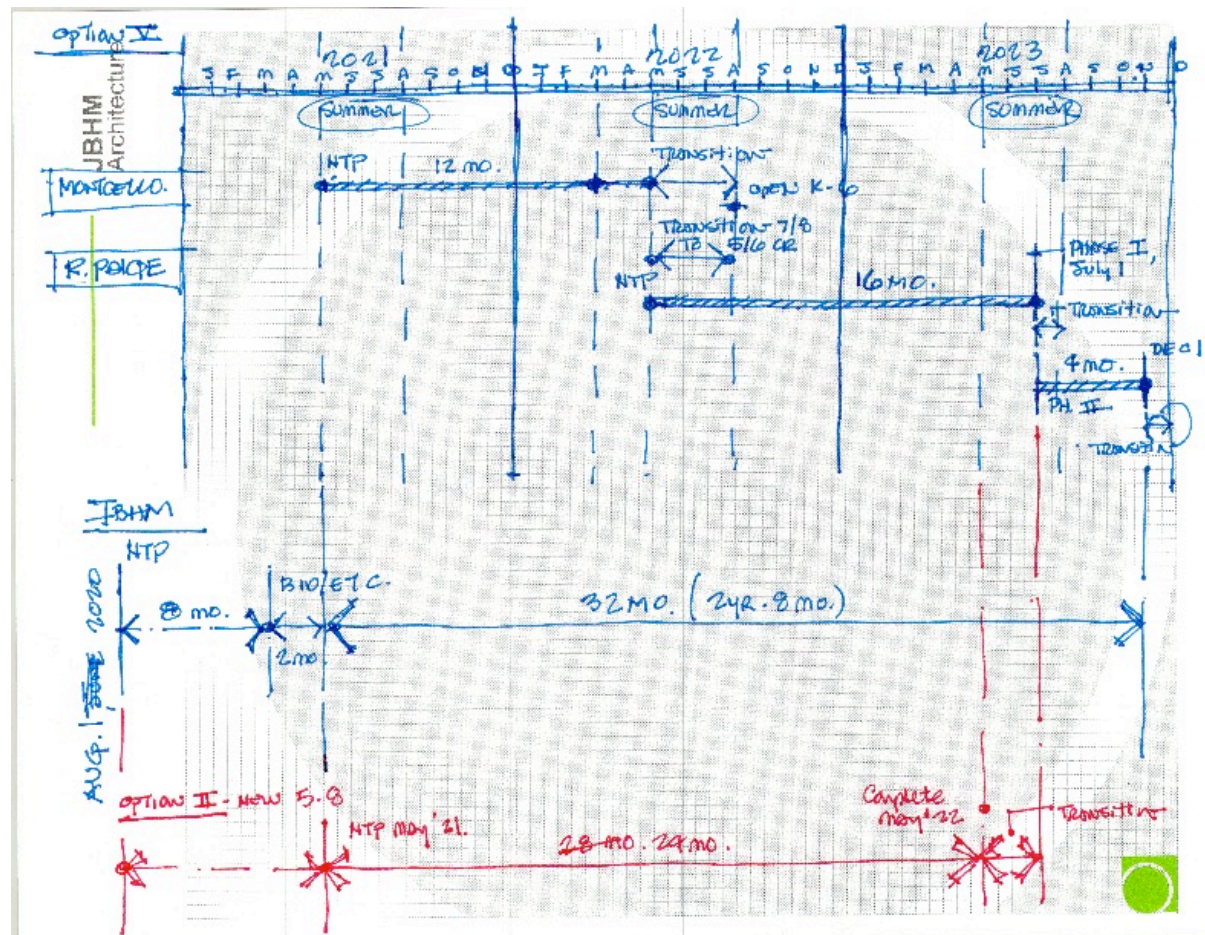


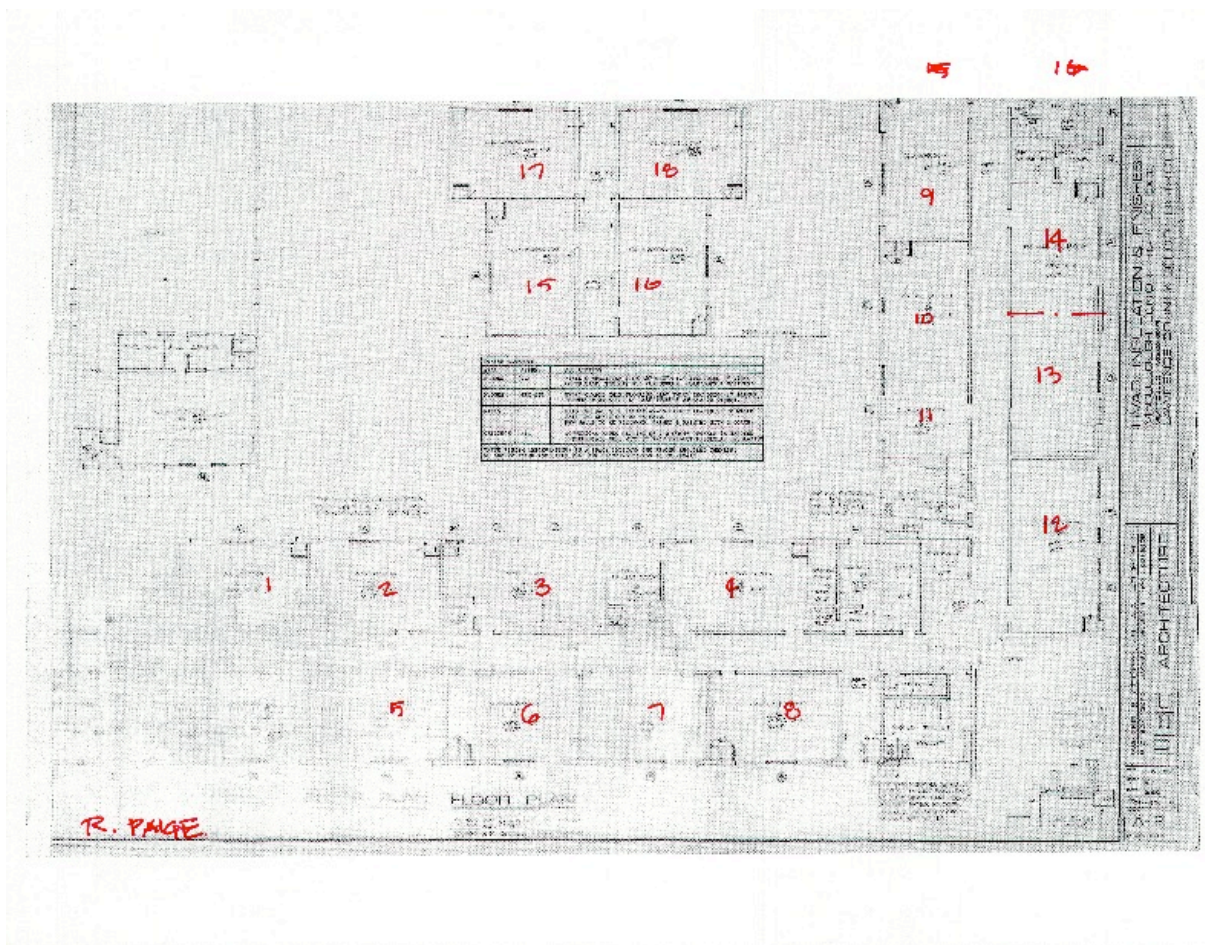
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Work Session Discussion







LAWRENCE COUNTY SCHOOL DISTRICT PRELIMINARY PROGRAM / CONSTRUCTION ESTIMATE 5th - 6th Grade to Monticello 7th - 8th at Rod Paige DRAFT April 15, 2020				
FUNCTION	QUANTITY	SIZE	SUBTOTAL	
I. MONTICELLO ADDITION (200 students)				
Even (11) Classrooms with Restrooms	11,000	\$200 /SF		\$2,200,000
Subtotal				\$2,200,000
II. RENOVATE / ADDITION ROD PAIGE (200 students)				
A. Demolition - Computer / Library / Shop / Classroom Bldg. 1 / Band (\$2/sf. Asbestos Allowance)	19,000	\$12 /SF		\$228,000
B. Renovate -				
Library Building (Band / Art)	4,650	\$150 /SF		\$697,500
Classroom Bldg. 2 (18 classrooms)	21,400	\$150 /SF		\$3,210,000
Cafeteria (Kitchen equipment to remain)	5,000	\$50 /SF		\$250,000
Gymnasium	10,640	\$150 /SF		\$1,596,000
Subtotal				\$5,981,500
C. Addition -				
Computer Labs	2	1200	2,400	
Student Toilets	4	500	2,000	
Commons	1	2000	2,000	
Subtotal Classrooms				6,400
Media Center			3,000	
Administration			3,000	
Counselor Suite			1,200	
Teacher Workroom	1	600	600	
Gymnasium / Locker Rooms / Support			6,000	
Subtotal - Other				13,800
			SF Subtotal	20,200
Circulation/Walls (30%) (of II, C.)				6,060
			SF Total	26,260
SF Cost				
Base Facility	26,260	\$200 /SF		\$5,252,000
Subtotal				\$5,252,000
Site Improvements (Allowance)		Comp. Sum		\$1,000,000
Subtotal				\$6,252,000
III. PROJECT ESTIMATE				
A. Total Construction				\$14,433,500
B. Furniture (Allowance)				\$400,000
C. Subtotal				\$14,833,500
D. Soft Cost (10%)				\$1,483,350
E. Subtotal				\$16,316,850
F. Project Estimate				\$16,500,000 - \$17,000,000

